

Annual Urban Renewal Report, Fiscal Year 2013 - 2014

Levy Authority Summary

Local Government Name: SIOUX COUNTY
Local Government Number: 84

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
SIOUX COUNTY AREA 1 URBAN RENEWAL	84050	6

TIF Debt Outstanding: 5,669,056

TIF Sp. Rev. Fund Cash Balance as of 07-01-2013:	69,633	0	Amount of 07-01-2013 Cash Balance Restricted for LMI
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TIF Revenue:	355,429
TIF Sp. Revenue Fund Interest:	11
Asset Sales & Loan Repayments:	0
Total Revenue:	355,440

Rebate Expenditures:	0
Non-Rebate Expenditures:	419,652
Returned to County Treasurer:	0
Total Expenditures:	419,652

TIF Sp. Rev. Fund Cash Balance as of 06-30-2014:	5,421	0	Amount of 06-30-2014 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance: 5,243,983**

Urban Renewal Area Data Collection

Local Government Name: SIOUX COUNTY (84)
 Urban Renewal Area: SIOUX COUNTY AREA 1 URBAN RENEWAL
 UR Area Number: 84050

UR Area Creation Date: 11/2004

UR Area Purpose: To foster economic development in the area by building infrastructure including a road development.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
CENTER TWP/SIOUX CENTER SCH/SIOUX CO # 1 UR/470-T INCREM	84283	84284	6,913,712
PLATO TWP/SIOUX CENTER SCH/SIOUX CO #1 UR/510-T INCREM	84285	84286	1,789,455
W BRANCH TWP/SIOUX CENTER SCH/SIOUX CO #1 UR/530-T INCREM	84287	84288	2,933,553
PLATO TWP/SIOUX CENTER SCH/PLATO AMEND/510-2 INCREM	84305	84306	6,323,613
WELCOME TWP/BOYDEN HULL SCH/210-T INCREM	84307	84308	533,946
WELCOME TWP/SIOUX CENTER SCH/520-T INCREM	84309	84310	218,044

Urban Renewal Area Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	17,334,820	6,804,760	569,240	8,437,760	0	-3,704	33,142,876	0	33,142,876
Taxable	10,389,348	3,594,041	569,240	8,437,760	0	-3,704	22,986,685	0	22,986,685
Homestead Credits									36

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Rebate Expenditures: 0
 Non-Rebate Expenditures: 419,652
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Total Expenditures: 419,652

TIF Sp. Rev. Fund Cash Balance as of 06-30-2014: **5,421** **0** **Amount of 06-30-2014 Cash Balance Restricted for LMI**

Projects For SIOUX COUNTY AREA 1 URBAN RENEWAL

Road Paving - Garfield Ave

Description:	Paving Garfield Ave b/w 420th-390th Streets to facilitate Center Fresh Egg
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Administrative Expenses

Description:	Payments to American State Bank for G.O. Bond Admin Charges
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For SIOUX COUNTY AREA 1 URBAN RENEWAL

2005 G.O. Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,905,000
Interest:	758,305
Total:	4,663,305
Annual Appropriation?:	No
Date Incurred:	03/01/2005
FY of Last Payment:	2027

Intrafund Loan to Secondary Roads

Debt/Obligation Type:	Internal Loans
Principal:	996,751
Interest:	0
Total:	996,751
Annual Appropriation?:	No
Date Incurred:	11/19/2004
FY of Last Payment:	2022

Administrative Expenses

Debt/Obligation Type:	Other Debt
Principal:	9,000
Interest:	0
Total:	9,000
Annual Appropriation?:	No
Date Incurred:	03/01/2005
FY of Last Payment:	2027

Non-Rebates For SIOUX COUNTY AREA 1 URBAN RENEWAL

TIF Expenditure Amount:	391,332
Tied To Debt:	2005 G.O. Bonds
Tied To Project:	Road Paving - Garfield Ave

TIF Expenditure Amount:	28,320
Tied To Debt:	2005 G.O. Bonds
Tied To Project:	Road Paving - Garfield Ave

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TIF Taxing District Data Collection

Local Government Name: SIOUX COUNTY (84)
 Urban Renewal Area: SIOUX COUNTY AREA 1 URBAN RENEWAL (84050)
 TIF Taxing District Name: CENTER TWP/SIOUX CENTER SCH/SIOUX CO # 1 UR/470-T INCREM
 TIF Taxing District Inc. Number: 84284
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received: 2006
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2025

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2004

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	10,489,950	1,871,240	0	0	0	-1,852	12,359,338	0	12,359,338
Taxable	6,286,983	988,321	0	0	0	-1,852	7,273,452	0	7,273,452
Homestead Credits									13

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	5,447,478	6,913,712	6,913,712	0	0

FY 2014 TIF Revenue Received: 107,318

TIF Taxing District Data Collection

Local Government Name: SIOUX COUNTY (84)
 Urban Renewal Area: SIOUX COUNTY AREA 1 URBAN RENEWAL (84050)
 TIF Taxing District Name: PLATO TWP/SIOUX CENTER SCH/SIOUX CO #1 UR/510-T INCREM
 TIF Taxing District Inc. Number: 84286
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received: 2006
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2025

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2004

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	3,235,830	735,060	0	0	0	0	3,970,890	0	3,970,890
Taxable	1,939,343	388,234	0	0	0	0	2,327,577	0	2,327,577
Homestead Credits									5

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	2,181,435	1,789,455	1,789,455	0	0

FY 2014 TIF Revenue Received: 34,311

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TIF Taxing District Data Collection

Local Government Name: SIOUX COUNTY (84)
 Urban Renewal Area: SIOUX COUNTY AREA 1 URBAN RENEWAL (84050)
 TIF Taxing District Name: W BRANCH TWP/SIOUX CENTER SCH/SIOUX CO #1 UR/530-T INCREM
 TIF Taxing District Inc. Number: 84288
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received: 2006
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2025

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2004

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,982,450	3,860,050	569,240	0	0	-1,852	6,409,888	0	6,409,888
Taxable	1,188,150	2,038,750	569,240	0	0	-1,852	3,794,288	0	3,794,288
Homestead Credits									17

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	3,537,155	2,874,585	2,933,553	-58,968	-1,110

FY 2014 TIF Revenue Received: 55,297

TIF Taxing District Data Collection

Local Government Name: SIOUX COUNTY (84)
 Urban Renewal Area: SIOUX COUNTY AREA 1 URBAN RENEWAL (84050)
 TIF Taxing District Name: PLATO TWP/SIOUX CENTER SCH/PLATO AMEND/510-2 INCREM
 TIF Taxing District Inc. Number: 84306
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2008

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	657,420	65,240	0	8,307,590	0	0	9,030,250	0	9,030,250
Taxable	394,014	34,457	0	8,307,590	0	0	8,736,061	0	8,736,061
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	2,706,637	6,323,613	6,323,613	0	0

FY 2014 TIF Revenue Received: 145,788

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TIF Taxing District Data Collection

Local Government Name: SIOUX COUNTY (84)
 Urban Renewal Area: SIOUX COUNTY AREA 1 URBAN RENEWAL (84050)
 TIF Taxing District Name: WELCOME TWP/BOYDEN HULL SCH/210-T INCREM
 TIF Taxing District Inc. Number: 84308
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2008

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	681,080	164,520	0	130,170	0	0	975,770	0	975,770
Taxable	408,196	86,894	0	130,170	0	0	625,260	0	625,260
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	441,824	533,946	533,946	0	0

FY 2014 TIF Revenue Received: 9,416

TIF Taxing District Data Collection

Local Government Name: SIOUX COUNTY (84)
 Urban Renewal Area: SIOUX COUNTY AREA 1 URBAN RENEWAL (84050)
 TIF Taxing District Name: WELCOME TWP/SIOUX CENTER SCH/520-T INCREM
 TIF Taxing District Inc. Number: 84310
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2008

TIF Taxing District Value by Class - 1/1/2012 for FY 2014

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	288,090	108,650	0	0	0	0	396,740	0	396,740
Taxable	172,662	57,385	0	0	0	0	230,047	0	230,047
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2014	178,696	218,044	218,044	0	0

FY 2014 TIF Revenue Received: 3,299